

TOWN OF NORTH HEMPSTEAD**BOARD OF ZONING APPEALS****NEW CASES:****JUNE 23, 2010**

APPEAL #18883 - Qianxiang Wang, variances 70-50.A, 70-101.B & 70-208.F to permit the addition & alteration to a non-conforming dwelling & an open porch with insufficient front yard setback; E/side #59 Nassau Rd., 240' S/of West Mill Dr., Great Neck, Sec. 2, Blk. 51, Lots 25,26 & 27, R-C District.

APPEAL #18884 - Gita Rosa/Edward W. Dickman, AIA, variance 70-31.A to permit the enclosure of an existing open porch to a one story frame addition to a dwelling with established insufficient side yard setback & the maintenance of a wood deck with insufficient side yard setback; E/side #3 Berkshire Rd., 140' N/of Allenwood Rd., Great Neck, Sec. 2, Blk. 147, Lots 323-324, R-A District.

APPEAL #18885 - Shawn Hakimian/Edward Dickman, AIA variance 70-19.B to permit the addition & alteration to a dwelling exceeding the permitted gross floor area; S/W/cor. #4 Rosemont Pl. & Bayside Dr., Great Neck, Sec. 2, Blk. 369, Lot 6, R-A District.

APPEAL #18886 - Gilda DiStefano/Leo Pyzynski, R.A., variances 70-50.A, 70-101.B & 70-208.F to permit the construction of an open porch to a non-conforming dwelling with insufficient front yard setback; S/W/cor. #126 Hillside Ave. & Highland Terrace, Manhasset, Sec. 3, Blk. 40, Lot 205, R-C District.

APPEAL #18887 - Jessica Gazzinga, variances 70-41.A & 70-231 to permit the maintenance of a two story addition & alteration to a dwelling with insufficient aggregate side yard setback & a new staircase to a finished attic space; N/side #33 Rugby Rd., 316.73' E/of Onderdonk Ave., Manhasset, Sec. 3, Blk. 86, Lot 227, R-B District.

APPEAL #18888 - Meryll Pollack variances 70-38, 70-39.B, 70-40.A, 70-41.A, 70-42, 70-42.6, 70-100.2H & 70-208.F to permit the addition, alterations & maintenance of a non-conforming dwelling exceeding lot coverage, gross floor area & front yard paving & with insufficient front, side & rear yard setbacks and the maintenance of A/C units within a required side yard; W/side #54 Fairfield Ave., 178.41' N/of Radcliffe Ave., Port Washington, Sec. 4, Blk. 11, Lots 42-43, R-B District.

APPEAL #18889 - Louis Madura, variances 70-50.C & 70-101.B to permit the erection of an open porch with insufficient front yard setback; W/side #16 Herbert Ave., 353.05' N/of Main St., Port Washington, Sec. 5, Blk. G, Lot 23, R-C District.

APPEAL #18890 - Shahram Farshadmand, variance 70-100.2.H to permit the installation of A/C units within the required side yard setback; N/E/cor. #80 Pinetree La. & Yale St., Roslyn Heights; Sec. 7, Blk. 313, Lot 1, R-B District.

APPEAL #18891 - Jeffrey Phan, variance 70-100.2.A(2) to permit the erection of a fence exceeding height & within the front yard; S/W/cor. #4 Oak Dr. & Willow Rd., New Hyde Park, Sec. 8, Blk. 211-3, Lot 1, R-C District.

APPEAL #18892 - Dr. Mayank Patel/Ayyappadas Pillay, variance 70-32.7 to permit the maintenance of a dwelling exceeding the permitted eave height; N/E/cor #114 Robby La. & Jeffrey Pl., New Hyde Park, Sec. 8, Blk. 256, Lot 24, R-A District.

APPEAL #18893 - Miguel Long, variances, 70-50.A & 70-101.B to permit the maintenance of an open porch with insufficient front yard setback; E/side #44 Fourth Ave., 150' N/of Dennis St., Garden City Park, Sec. 33, Blk. 123, Lot 2482, R-C District.

APPEAL #18894 - Whitney Capital Corp./Spinney Hill Homes, variances 70-100.A(2), 70-196.D & 70-196.J(2) to permit the maintenance of estate fencing within the front yard & of two monument type identification signs exceeding the permitted number & having insufficient open space below the signs; N/E/cor. Pond Hill Rd. & Allen Drive, Great Neck; Sec. 2, Blk. 347, Lot 22, RPH District.

APPEAL # 18895 - P & M Manhasset Realty/Edward Dickman, AIA, variance 70-103.A & B, F, M, P, 70-231, 70-208.F & 70-212.B to permit maintenance of addition & interior alteration to a non-conforming commercial building (automobile body shop) with non-compliance with the parking & loading requirements of the code & outdoor storage of vehicles; W/side #3 East Shore Rd., 320' N/of Northern Blvd., Great Neck, Sec. 2, Blk. 189, Lot 26, B-A District.

APPEAL #18896 - Eunhee Chung/Westbury Properties, conditional use 70-126.F & variance 70-103.A to permit the use of a retail store as a retail health food store with insufficient off-street parking; N/E/cor. #351 Old Country Rd. & Cherry La., Carle Place, Sec. 10, Blk. 288, Lot 53, B-A District.